



Address: [6204 WATERVIEW DR](#)
City: ARLINGTON
Georeference: 42140-5-9
Subdivision: TIFFANY PARK ADDITION
Neighborhood Code: 1L060H

Latitude: 32.6946055372
Longitude: -97.2037451202
TAD Map: 2090-372
MAPSCO: TAR-094C



Google Map or type unknown

This map, content, and location of property is provided by Google Services.

PROPERTY DATA

Legal Description: TIFFANY PARK ADDITION Block
5 Lot 9

Jurisdictions:
CITY OF ARLINGTON (024)
TARRANT COUNTY (220)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
ARLINGTON ISD (901)

State Code: A
Year Built: 1982
Personal Property Account: N/A
Agent: None
Protest Deadline Date: 5/24/2024

Site Number: 03135470
Site Name: TIFFANY PARK ADDITION-5-9
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 2,754
Percent Complete: 100%
Land Sqft^{*}: 14,000
Land Acres^{*}: 0.3213
Pool: N

⁺⁺⁺ Rounded.
^{*} This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner:
MINNERLY SANDRA O
Primary Owner Address:
6204 WATERVIEW DR
ARLINGTON, TX 76016-2048

Deed Date: 6/1/2010
Deed Volume: 0000000
Deed Page: 0000000
Instrument: [D210231203](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
MINNERLY ROBERT;MINNERLY SANDRA	6/23/2006	D206191841	0000000	0000000
RUBENKOENIG BRENDA KAYE	12/17/2001	000000000000000	0000000	0000000
RUBENKOENIG BRENDA;RUBENKOENIG MICHAEL	7/18/1996	00124510000665	0012451	0000665
JOHNSTON ROBERT N	7/27/1994	00116760002045	0011676	0002045
MCCANTS PATRICIA;MCCANTS STANLEY	12/31/1900	000000000000000	0000000	0000000

VALUES

This information is intended for reference only and is subject to change. It may not accurately reflect the complete status of the account as actually carried in TAD's database. [Tarrant County Tax Office Account Information](#).

Year	Improvement Market	Land Market	Total Market	Total Appraised ⁺
2025	\$339,693	\$95,000	\$434,693	\$434,693
2024	\$339,693	\$95,000	\$434,693	\$434,693
2023	\$349,692	\$95,000	\$444,692	\$395,694
2022	\$264,722	\$95,000	\$359,722	\$359,722
2021	\$253,837	\$95,000	\$348,837	\$348,837
2020	\$232,485	\$95,000	\$327,485	\$327,485

Pending indicates that the property record has not yet been completed for the indicated tax year.

+ Appraised value may be less than market value due to state-mandated limitations of value increases.

EXEMPTIONS / SPECIAL APPRAISAL

- HOMESTEAD GENERAL 11.13(b)

Per Texas Property Tax Code Section 25.027, this website does not include exemption information indicating that a property owner is 65 years of age or older for unauthorized individuals.